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**CHARLES BORSTEL**  
COMMISSIONER, DIVISION OF  
PROFESSIONAL LICENSURE

**Minutes**

**Board of Elevator Regulations**  
**1000 Washington Street, Boston, MA 02118**  
**1<sup>st</sup> Floor – Room 1G**  
**March 27, 2018**

**Board Members Present:**

Stephen Sampson, Chairman  
Brian Ronan  
David Gaudet  
Cheryl Davis  
Eric Morse  
John O'Donoghue  
David Morgan

**Guests Present:**

Michael Bianchini (RWH Consulting Engineers)  
Mark Corvese (Therapedic of NE, LLC)  
Charles Kilb (DPL)  
Ruthy Barros

**The Board discussed the following:**

**1. 56 Bank Row – Greenfield, MA [Exhibit 1]**

**State ID: 114-P-17500**

**524 CMR**

**Petitioner: Robert W. Hall Consulting Engineers, Inc.**

The petitioner came before the Board requesting a variance for the vent height in the machine room, which was unable to be maintained at 6'. The petitioner stated that the existing building had no existing elevator and the elevator shaft originates in the basement without a stop and connects four floors. At the top of the roof line, the hoistway is vented with a 3 sq. ft. relief tied into both a temperature sensor and smoke detector.

The elevator machine room is also located within the basement and is roughly 3 feet from

the hoistway. A 1 sq. ft. duct was provided between the machine room and the hoistway, within a 2-hour enclosure, with a fire damper accessible from within the elevator machine room. The Board had additional concerns, which may require future variance requests. A motion was put forth by Eric Morse to deny the petitioner's request, based on the reasoning that the machine room and hoistway are newly constructed. Also, there appears to be additional solutions, which will allow both the venting and machine room height to be in compliance with the code. The motion was seconded by Cheryl Davis.

**Motion:** Eric Morse

**Seconded:** Cheryl Davis

**Vote: 7-0; Denied.**

3. **135 Spark Street – Brockton, MA [Exhibit 2 and 2A]**

**State ID: 44-F-269**

**Relief from Inspector's Report**

**Petitioner: Mark Corvese**

The petitioner came before the Board seeking relief from an Inspector's Report citing 524 CMR Section 17.10 (11) – Bi-parting freight doors do not have plug proof on interlocks. The petitioner stated that according to the recent inspection, an OPSI's (Office of Public Safety and Inspection) inspector stated that it is possible for a person outside the elevator to override the interlocks on the bi-parting door locks before the elevator moves off the floor, allowing the bi-parting doors to remain in the open position. The petitioner stated that they have occupied the building for 21 years and there has been no knowledge of an incident related to this issue, and the elevator is primarily used by a single rider or as a dumbwaiter. Also, there is a financial hardship associated with having an elevator retro fitted with custom made parts, in order to be compliant. A motion was put forth by David Morgan to place the petitioner's request on hold for 90 days, until a Supervisor or the Technical Code Coordinator can revisit and confirm if the door lock is in fact, pluggable or not. The motion was seconded by Eric Morse.

**Motion:** David Morgan

**Seconded:** Eric Morse

**Vote: 7-0; Placed on hold for 90 days.**

4. **900 Boylston Street – Boston, MA [Exhibit 3 and 4]**

**State ID: 1-E-1535 and 1-E-1541**

**Relief from Inspector's Report**

**Petitioner: Robert Champi**

The Chairman notified the Board that the petitioner submitted the variance applications that same day the Inspector showed up at the inspection site. Both units listed above were cited for missing safety switches. The petitioner agreed to install the safety switches and since have done so. The two escalators have since been re-inspected and passed; therefore a variance is not required and the petitioner's request has been withdrawn.

5. **Approval of meeting minutes from March 6, 2018 [Exhibit 5]**

A motion was made by Cheryl Davis to accept the minutes with the noted corrections.

The motion was seconded by Eric Morse. **Vote: 6-0; Granted.** John O'Donoghue abstained.

6. **Approval of meeting minutes from March 20, 2018 [Exhibit 6]**

A motion was made by Cheryl Davis to accept the minutes as written. The motion was seconded by Eric Morse. **Vote: 6-0; Granted.** David Morgan abstained.

7. **1 Horizon Way – Everett, MA [Exhibit 7 and 8]**

**524 CMR 17.06**

**Petitioner: Jacqui Krum**

The Board reviewed additional documentation submitted by the petitioner and Board member John O'Donoghue. The Board had additional questions for the petitioner and would like the petitioner to come back in front of the Board.

8. **25 Dry Dock Avenue – Boston, MA**

**Petitioner: Christen Parsons**

The petitioner requested to be scheduled on the next available hearing date. A motion was made by David Morgan to allow the petitioner to be rescheduled for a future hearing date. The motion was seconded by David Gaudet.

**Motion:** David Morgan

**Seconded:** David Gaudet

**Vote: 7-0; Granted.**

9. **Matters not reasonably anticipated 48 hours in advance of meeting [Exhibit 9]**

The Chairman notified the Board that the installation inspection for a Pneumatic Vacuum Elevator at 66 Sparks Street, Cambridge, will take place on Thursday, March 29<sup>th</sup>. Board members were invited for a site visit. Lastly, the Board reviewed and discussed the second draft of the 401 Beacon Street variance determination for a 5BY2 Automobile Parking Device.

**Exhibit List:**

Exhibit 1: Variance packet for 56 Bank Row – Greenfield, MA

Exhibit 2: Variance packet for 135 Spark Street – Brockton, MA

Exhibit 2A: Pictures of door locks – 135 Spark Street

Exhibit 3: Variance packet for 900 Boylston Street – Boston, MA

Exhibit 4: Variance packet for 900 Boylston Street – Boston, MA

Exhibit 5: Meeting minutes from March 6, 2018

Exhibit 6: Meeting minutes from March 20, 2018

Exhibit 7: Letter from Carl Faille describing the power use within the internet WAP

Exhibit 8: Email from Sagiv Weiss-Ishai, P.E. - San Francisco Fire Department

Exhibit 9: Second draft of the 401 Beacon Street variance determination

**Motion to Adjourn:** John O'Donoghue

**Seconded:** Brian Ronan

**Vote: 7-0; Granted.**

Hearing concluded at 3:16 p.m.

Prepared by: Ruthy Barros